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MINUTES

SPECIAL MEETING OF THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY OF ALAMEDA HELD TUESDAY, APRIL 15, 2008

The Board of Commissioners was called to order at 7:56 p.m.

PLEDGE OF ALLEGIANCE

1. ROLL CALL

Present: Commissioner deHaan, Gilmore, Matarrese, Tam, Torrey and Chair Johnson

Absent: None

2. CONSENT CALENDAR

Commissioner deHaan moved acceptance of the Consent Calendar. Commissioner Tam seconded. Motion carried unanimously. Items accepted or adopted are indicated by an asterisk.

*2-A. Amendment of Budget for Fiscal Year 2008 and Adoption of Budget for Fiscal Years 2009 and 2010. The Board of Commissioners:

1. Approved a revised FY2008 budget to allow for the transfer of Housing Authority-owned operating reserves of \$150,000 to the Section 8 Program fund and approve additional conference travel for FY2008;
2. Adopted the proposed budget, including the Extraordinary Maintenance Projects and Capital Improvements line items, for fiscal years 2008-2009 and 2009-2010;
3. Adopted the proposed resolutions for both budget years for Conventional Low-Rent Housing Program No. CA062 (Esperanza); and
4. Recommended to the City Council to waive the Payment in Lieu of Taxes for both fiscal years.

2-B. Awarding Contracts for Kitchen and Bath Cabinet Replacement and Roof Replacement at Anne B. Diament Plaza, and Amending the FY 08 Budget. The Board of Commissioners:

1. Awarded a contract to F.K. Construction for an amount not to exceed \$146,955 to replace kitchen and bath cabinets and countertops in 23 units at Anne B. Diament Plaza;
2. Authorized the Executive Director to execute the contract with F.K. Construction;
3. Awarded a contract to MNJ Roofing Incorporated for an amount not to exceed \$110,000 to replace the roof covering at Anne B. Diament Plaza;
4. Increased the FY 08 EMP Budget by \$30,000 for the roofing contract; and
5. Authorized the Executive Director to execute the contract with MNJ Roofing, Inc.

2-C. Awarding a Contract for the Replacement of Seven Garbage Enclosures at Esperanza. The Board of Commissioners:

1. Awarded a contract to US Home Center for an amount not to exceed \$100,000 to replace garbage enclosures at Esperanza; and
2. Authorized the Executive Director to execute the contract with US Home Center.

3. AGENDA

None.

4. ORAL COMMUNICATIONS

None.

5. COMMISSIONER COMMUNICATIONS

None.

6. ADJOURNMENT

There being no further business, Chair Johnson adjourned the meeting at 7:58 p.m.

Attest:

Beverly Johnson, Chair

Michael T. Pucci
Executive Director / Secretary